

☐ Individual appearing without attorney  
☒ Attorney for: Richard A. Marshack, Chapter 7 Trustee

## Debtor(s).

**Location:** Ronald Reagan Federal Bldg & U.S. Courthouse, 411 W. Fourth St., 5th Fl, Ctrm: 5B, Santa Ana, CA 92701

**Last date to file objections: 04/12/2016**

Single Family Home commonly known as: 1208 Summersworth Place, Fullerton, CA 92833  
APN 280-031-24

**Proposed sale price: \$ 715,500.00**

**Overbid procedure (if any):** The first overbid shall be \$10,000; in other words, the first overbid offer must be \$725,500. Each overbid thereafter shall be no less than \$1,000. All offers must pre-qualify financially and submit a \$22,000 cashier's check.

**If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:**

April 26, 2016, at 11:00 A.M. in Courtroom 5B  
Ronald Reagan Federal Bldg and U.S. Courthouse  
411 W. Fourth St., 5th Floor  
Santa Ana, CA 92701

**Contact person for potential bidders (include name, address, telephone, fax and/or email address):**

Clarence Yoshikane, agent for Chapter 7 Trustee:  
(714) 606-5765 Mobile  
email: Clarence.Yoshikane@gmail.com  
BHHS / Berkshire Hathaway HomeServices  
2405 McCabe Way, Ste. 100  
Irvine, CA 92614

Date: 03/31/2016

## PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is:

Law Office of Donald W. Sieveke, 1113 N. Spurgeon Street, Santa Ana, CA 92701

A true and correct copy of the foregoing document entitled: **NOTICE OF SALE OF ESTATE PROPERTY** will be served or was served **(a)** on the judge in chambers in the form and manner required by LBR 5005-2(d); and **(b)** in the manner stated below:

**1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF):** Pursuant to controlling General Orders and LBR, the foregoing document will be served by the court via NEF and hyperlink to the document. On *(date)* 03/31/2016, I checked the CM/ECF docket for this bankruptcy case or adversary proceeding and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below:

See Attached Service List

☒ Service information continued on attached page

**2. SERVED BY UNITED STATES MAIL:**

On *(date)* 03/31/2016, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by placing a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

Judge T. Albert, USBC Santa Ana, 411 W. Fourth St., Ste. 5085, Santa Ana, CA 92701

See Attached Service List for Add'l Parties Served

☒ Service information continued on attached page

**3. SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL** *(state method for each person or entity served)*: Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on *(date)* \_\_\_\_\_, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed.

N/A

☐ Service information continued on attached page

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

03/31/2016      SHANNON K. ALLEN  
*Date*                      *Printed Name*

/s/ Shannon K. Allen  
*Signature*

**PARTIES SERVED BY THE COURT VIA "NEF":**

Shraddha Bharatia notices@becket-lee.com  
Joseph C Delmotte ecfcacb@aldridgepite.com, JCD@ecf.inforuptcy.com;jdelmotte@aldridgepite.com  
Richard A Marshack (TR) pkraus@marshackhays.com, rmarshack@ecf.epiqsystems.com  
Ramesh Singh claims@recoverycorp.com  
Arlene M Tokarz Wolfone5246@yahoo.com, Amtokarzesq@aol.com;Amtokarzesq@yahoo.com  
United States Trustee (SA) ustpregion16.sa.ecf@usdoj.gov

**PARTIES SERVED BY U.S. MAIL:**

**DEBTORS:**

Joon Han Kim  
Soon Ok Kim  
1208 Summersworth Place  
Fullerton, CA 92833

Emad Kassab  
c/o Rick A. Blake and Associates  
Attn: Officer, Managing and/or General Agent  
2107 N. Broadway #106  
Santa Ana, CA 92706

Us Bank  
Attn: Officer, Managing and/or General Agent  
200 Gibraltar Rd Ste 315  
Horsham, PA 19044

**ALL CREDITORS:**

American Express  
Attn: Officer, Managing and/or General Agent  
Box 0001  
Los Angeles, CA 90096-8000

Gap Visa/Synchrony Bank  
Attn: Officer, Managing and/or General Agent  
PO Box 960017  
Orlando, FL 32896-0017

Wells Fargo Bank  
Mac F82535-02f  
Attn: Officer, Managing and/or General Agent  
Po Box 10438  
Des Moines, IA 50306

At&T Universal Citi Card  
Attn: Officer, Managing and/or General Agent  
PO Box 6500  
Sioux Falls, SD 57117

GE Transportation Finance  
Attn: Officer, Managing and/or General Agent  
PO Box 822108  
Philadelphia, PA 19182-2108

Wells Fargo Home Mortgage  
Written Correspondence Resolutions  
Mac # X 2302-04e  
Attn: Officer, Managing and/or General Agent  
Po Box 10335  
Des Moines, IA 50306

Bank of America  
Attn: Bankruptcy Dept NC4-105-0314  
Attn: Officer, Managing and/or General Agent  
PO Box 26012  
Greensboro, NC 27410

Internal Revenue Service  
Attn: Officer, Managing and/or General Agent  
PO Box 21126  
Philadelphia, PA 19114

Wyndham Vacation  
Attn: Officer, Managing and/or General Agent  
10750 W Charleston  
Las Vegas, NV 89135

BMO Harris Bank NA  
Elizabeth Steel  
Attn: Officer, Managing and/or General Agent  
1010 Thomas Edison Blvd SW  
Cedar Rapids, IA 52404

Lowes/Synchrony Bank  
Attn: Officer, Managing and/or General Agent  
PO Box 530914  
Atlanta, GA 30353-0914

**PARTIES SERVED BY  
CERTIFIED MAIL:**

Wells Fargo Bank, N.A.  
Attn: John G. Stumpf,  
Chairman and CEO  
101 N. Phillips Ave.  
Sioux Falls, SD 57104

Caf/CarMax Auto Finance  
Attn: Bankruptcy  
Attn: Officer, Managing and/or General Agent  
Po Box 440609  
Kennesaw, GA 30160

Midland Credit Management Inc  
as agent for Midland Funding LLC  
Attn: Officer, Managing and/or General Agent  
PO Box 2011  
Warren MI 48090

Pontis Capital, LLC  
Attn: Officer, Managing and/or General Agent  
440 S Vermont Avenue, Ste 220  
Los Angeles, CA 90020

Citibank/The Home Depot  
Citicorp Credit Svcs/  
Centralized Bankrup  
Attn: Officer, Managing and/or General Agent  
Po Box 790040  
Saint Louis, MO 63179

State Farm Financial S  
Attn: Officer, Managing and/or General Agent  
Po Box 2328  
Bloomington, IL 61702

Dsnb Macys  
Macys Bankruptcy Department  
Attn: Officer, Managing and/or General Agent  
Po Box 8053  
Mason, OH 45040

Synchrony Bank  
Attn: Officer, Managing and/or General Agent  
PO Box 965033  
Orlando, FL 32896-5033